THIS IS NEW HAVEN

A community is people, but the economic health of any community depends largely on the continuing growth and expansion of its industrial and business sinews. Such a community is New Haven, Indiana.

Located in the Northeastern section of Indiana, New Haven has seen a rapid growth because of its many fine opportunities for both industry and for the employees of those industries.

In locating in a community, it is important that any industry consider the following points to insure a happy relationship for the many years to come--

- The Favorable Attitude of The Community.
- The Excellent Transportation Facilities.
- Adequate Street and Highway Programs, both present and for the Future.
- Dependable Supplies of Safe Water and Electricity.
- Good Schools and Churches as well as nearby Recreational Facilities.
- B. F. Goodrich Tire and Rubber Company with a huge installation, East of New Haven, is a good example of an industry that recognized the strategic location, lying in the heart of the Midwest Markets, readily accessible to thousands of other potential markets.

A truly fine place to live, a healthy place for any industrial operation and well worth investigation of all of the opportunities offered in the area.

New Haven Chamber of Commerce

NEW HAVEN, INDIANA

January 13, 1968

Warsaw Chamber of Commerce
121 South Lake Street
Warsaw, Indiana 46580

Attention: Industrial Development Chairman

Gentlemen:

New Haven, Indiana, which is located just east of Fort Wayne, Indiana, which is the central hub of Indiana Industries, now has available several choice industrial sights (ALREADY ZONED FOR HEAVY INDUSTRY) as shown in the attached brochure.

You will further find enclosed a Community Analysis Brochure, furnished by Northern Indiana Public Service Company, which shows vital statistics needed by any company interested in locating in our community.

For further information, please address all inquiries to the Chairman, Industrial Committee, R.R. #2 - Box 196, New Haven, Indiana 46774.

Sincerely yours,

NEW HAVEN CHAMBER OF COMMERCE

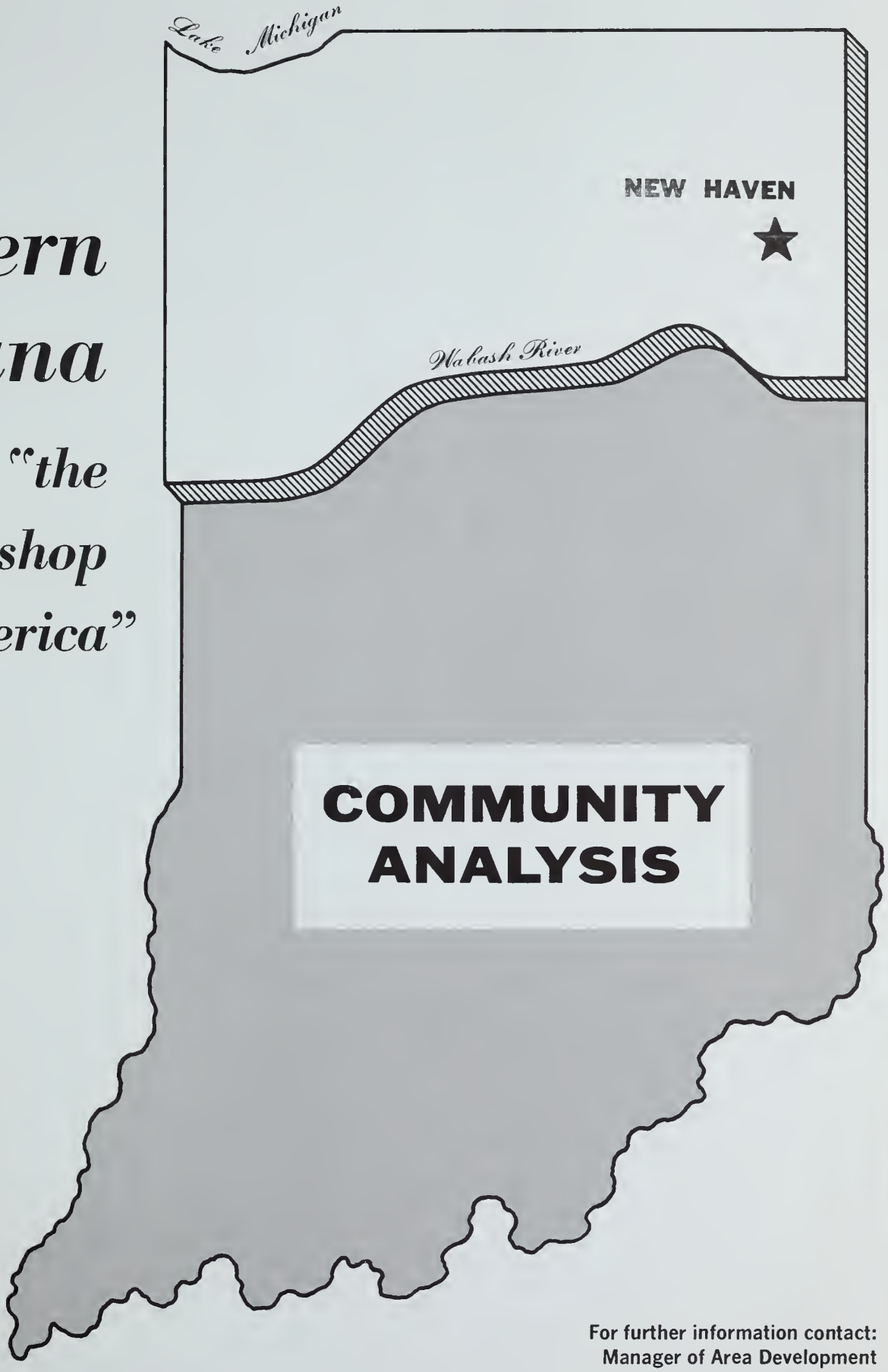
Phil Crawford, Jr.
Chairman
Industrial Development Committee

PC/jmp

Enc. - 2 Brochures

Northern Indiana

"the workshop of America"



COMMUNITY ANALYSIS

For further information contact:
Manager of Area Development
Northern Indiana Public Service Co.
Hammond, Indiana

Community Analysis of NEW HAVEN, ALLEN County, Indiana

LOCATION

(Distance And Direction To Four Major Cities) FORT WAYNE, IND. (W) 4 MILES; INDIANAPOLIS, IND. (SW) 115 MILES; CHICAGO, ILL. (NW) 170 MILES; TOLEDO, OHIO (NE) 100 MILES

POPULATION

	City	County	Percentages of City Population: White	Non-White	Foreign Born
1950 Census	2,336	183,722	100 %	0 %	1.2 %
1960 Census	3,396	232,196	100 %	0 %	1.2 %
1970 Projected Census	4,400	273,000	99.8 %	0.2 %	1.3 %

Standard Metropolitan Area (If Any) FORT WAYNE Population Retail Trading Area 25,000-30,000

CLIMATE

	Average Temp. of		Month	Rain Inches	Snow Inches		
Coldest Month	JAN. 27.0	Wettest Month	JUNE	4.17	--	No. Days Under 32°	52
Hottest Month	JULY 74.2	Driest Month	DECEMBER	TRACE	2.09	No. Days Over 90°	27
Annual Average	50.3	Annual Total		35.31	29.9	Degree Days Per Year	6205

Annual Average Clear Days 80 Partly Cloudy 110 Cloudy 175 Elevation 791

GOVERNMENT

Form And Organization MAYOR AND COUNCIL Term Of Office 4 Yrs., Expires 12/31/67
Incorporated Or Unincorporated INCORPORATED Class (If Any) 5TH Area Within City 3 Square Mile
Annual Budget $ 155,000 Primary Source(s) Of Revenue PROPERTY TAX AND STATE SHARED TAXES
Streets 20 mi. Paved 70 % Black Top (X) Cement (X) Street Lights YES Type INCAN. & M. VAPOR
Bonded Indebtedness: City $ 694,000, County $7,467,000 Other East Allen County Schools $970,000
Police Force: Regular 6 Special NONE Equipment TWO CARS
Fire Dept.: Regular NONE Volunteer 35 Equipment FIVE UNITS
Average Annual Number Of Calls 45 Fire Insurance Rating In Community 7
Is City Covered By Zoning Ordinances—Yes (X) No ( ) Territory Covered CITY AND IMMEDIATE AREA
Zoning Plans MASTER PLAN FOR CITY AND COUNTY Master Plan: Yes (X) No ( )
Annexation Plans NONE AT PRESENT
Sewerage Treatment Plant: Yes (X) No ( ) Capacity 1,500,000 GAL. Peak Demand 1,250,000 GAL.
Area Covered By Plant ENTIRE COMMUNITY Sewer Use Charge WATER USE Storm Sewers YES
Is Garbage Pick-up Provided? YES, ONCE WEEKLY

TAXES

Total Rate Within City $6.88 Per $100 Valuation—Yr. Payable 1966 Assessed At 33-1/3 % TRUE Value
Total Rates(s) For Surrounding Twp(s) Several townships with rates ranging from $2.90 to $6.05 Per $100 Valuation
State Retail Sales Tax 2 % State Gross Income Tax Or Adjusted Gross Income Tax 0.5%-2%; ADJ. GROSS 2%
Unemployment Compensation Rate 0.1%-2.7% EXP. RATING Claimant's Benefits $10-$43; 26 WEEKS MAXIMUM
Workmen's Compensation Rate EMPLOYER'S LIABILITY Benefits 60% OF WEEKLY WAGES; $45 MAXIMUM
Exemptions (Homestead—Veterans—Mortgage) $1,000 (INDIVIDUAL) Special Taxes *
Exemptions (Industrial) $1,000 GROSS INCOME City Or Twp Tax Rate Trend Last Five Years **
Corporate Franchise Tax NONE Machinery, Equipment, Inventory Tax PROPERTY TAX
Corporation Organization Fee $20 FOR FIRST 1,000 SHARES, 2¢ PER SHARE OVER 1,000

HOUSING

Total Homes In Community 2,500 (City & Adj.) Owner Occupied 84 % Average Lot Size 90' X 145'
New Units Constructed Last Three Years: Houses 1,000 Cost/Sq. Ft. $9.75 Apartments NONE
Houses For Sale 25 Price Range $12,000 & UP Apartments For Sale NONE Price --
Houses For Rent 2-3 Price Range $75-$100 Apartments For Rent 2-3 Price $50-$75
Name Of Hotel(s) VanOrman, Keenan, Indiana (Fort Wayne) Total Rooms 800 Number Of Motels 6 Total Units 100

HEALTH AND WELFARE

Name Of Hospital(s) ST. JOSEPH; PARKVIEW; LUTHERAN; VETERANS *** Total Number Of Beds 1,862
Number Of Doctors 7 Number Of Dentists 2 Number Of Ambulances Available 2
Number Of Nursing Homes 10*** Other Special Health Facilities IRENE BYRON SANITARIUM (TB) ***

Prepared By: NORTHERN INDIANA PUBLIC SERVICE COMPANY

EDUCATION

No. Elementary Schools 2 Total Enrollment 1,795 Grades Included KINDERGARTEN THRU 6
No. Junior High Schools 1 Total Enrollment 632 Grades Included 7 THRU 9
No. High Schools 1 Total Enrollment 1,104 Grades Included 10 THRU 12
Total No. Of Teachers 151 Pupil To Teacher Ratio: Elementary 28 Jr. High 22 High 19
Certification Requirement Of Teachers BACHELORS DEG. -INDIANA LICENSE Cost Of Education Per Pupil $ 436
No. Of Parochial Schools 2 Total Enrollment 300 Grades Included 1 THRU 8
No. Of Private Schools NONE Total Enrollment -- Grades Included --
Vocational Training Facilities Auto, Electrical, Machine, Metal, and Wood Shops; Architectural Drawing
College And Universities (Nearest)
Liberal Arts INDIANA-PURDUE CENTER, CONCORDIA, ST. FRANCIS - FT. WAYNE
Engineering INDIANA-PURDUE CENTER, INDIANA INSTITUTE OF TECHNOLOGY - FT. WAYNE
Business Administration INDIANA-PURDUE CENTER, INTERNATIONAL BUSINESS COLLEGE - FT. WAYNE
Graduate Schools INDIANA-PURDUE CENTER, ST. FRANCIS
Research Labs And Institutions INDIANA INSTITUTE OF TECHNOLOGY

CIVIC AND RECREATIONAL

Major Civic Organizations CHAMBER OF COMMERCE; KIWANIS; ROTARY; LIONS; SERTOMA; JAYCEES
No. Of Churches: Protestant 6 Catholic 1 Jewish NONE Other NONE
Main Cultural Attractions CIVIC THEATRE, BALLET, CONCERTS, ART MUSEUM - FT. WAYNE
Library(s) No. Volumes: Technical **** Total **** Parks: City 3 State Pokagon-40 mi.
Golf Courses: City NONE Private 1 Sports: High School YES College YES Prof. FT. WAYNE
No. Nearby Lakes 200 in 50 mi. radius Rivers 1 Bowling Alleys 2 Theaters 2

AREA RESOURCES

Is Ample Supply Of Water Available? Yes (X) No ( ) Source ***** Future Supply *****
Is There A Water Pollution Ordinance? Yes (X) No ( ) Air Pollution Ordinance? Yes (X) No ( )
Mineral Resources STONE, GRAVEL Agricultural And Forest Products ALL FARM PRODUCTS
Average Annual Market Value Of Farm Products Sold In ALLEN County $ 26,677,000

LABOR MARKET -- LABOR FORCE IS FOR NEW HAVEN RESIDENTS ONLY - TOTAL WORK FORCE IN ALLEN COUNTY IS APPROXIMATELY 110,000

Present Employment	Male	Female
Manufacturing	400	150
Non Manufacturing	600	283
Goverment	83	50

% Mfg. Workers In Union 95%
Unemployment 1.4 % Labor Force
State Right To Work Law: Yes ( ) No (X)
Strikes (Past Five Yrs.) ONE - SUPERIOR BALL JOINT
Workers Involved 45 Man Days Idle 450 Labor Force Available: Male 1,500 Female 1,000

Average Hourly Wage Rates:

	Male		Female	
Skilled	$ 3.25	To $ 3.75	$ 3.25	To $ 3.75
Semi-Skilled	$ 1.85	To $ 2.45	$ 1.30	To $ 2.45
Un-Skilled	$ 1.65	To $ 2.35	$ 1.25	To $ 1.65
Clerical	$ 2.30	To $ 2.50	$ 1.40	To $ 2.30

INDUSTRY

Existing Industries In Area

Firm	Product	No. of Empl.	Location
B. F. GOODRICH	Tires	1,000+	NEW HAVEN
BENNETT OF NEW HAVEN	Clothing	200+	"
KWIK LOK CORP.	Bag Closures	32	"
SUPERIOR BALL JOINT CORP.	Ball joint controls	54	"
PRIBBLE PLASTICS PRODUCTS, INC.	Plastic	65	"
NEW HAVEN WIRE & CABLE	Enameled wire	50	"

Plant Closings Last Five Years And Reasons NONE

Plant Openings Last Five Years BENNETT OF NEW HAVEN

Government Installations In Area Baer Field, Ft. Wayne (Air National Guard); Casad Depot, New Haven

INDUSTRIAL SITES AND BLDGS

Sites Available: Deepwater -- Riverfront -- Airport -- Highway 3 Zoned Sites 15 Undeveloped Sites 15
Present Or Planned Industrial Park(s) 3 Total Acreage Of Park(s) 100 Available Acreage 1,000+
Price Range Of Various Sites: $ 750 Per Acre To $ 2,000 Per Acre
Site Data Available: Aerial Photos (X) Site Maps (X) Topographic Maps ( ) Test Boring Reports (X)
Available Vacant Buildings (No. And Square Foot Size) NONE
Can Financing Of Industrial Building Be Arranged? YES On What Basis? LEASE OR LEASE/PURCHASE
Local Development Organization(s) NEW HAVEN CHAMBER OF COMMERCE
Contact (Name, Address, Phone) RICHARD VAN KIRK, 526 BROADWAY, NEW HAVEN PHONE: 749-1147

UTILITIES

Electric Service By INDIANA & MICHIGAN ELECTRIC COMPANY Private (X) Municipal ( ) REMC ( )
Average Industrial Power Cost per KWH RATES ON REQ. ¢ KWH Capacity SYSTEM WIDE Peak SYSTEM
Gas Service By NORTHERN INDIANA PUBLIC SERVICE COMPANY Private (X) Municipal ( )
Average Industrial Gas Rate Per Therm RATES ON REQUEST ¢ BTU Content 1,000 Pr/Cubic Foot
Is Gas Available For Industrial Space Heating? Yes (X) No ( ) Limitations If Any NONE
Water Service By NEW HAVEN WATER DEPARTMENT Private ( ) Municipal (X)
Pumping Capacity ***** Gal./Day: Peak Demand 500,000 Av. Gal./Day: Source FT. WAYNE
Average Industrial Water Rate Per M/Gal./Mo. RATES ON REQ. ¢ Total Hardness (Parts/Million) 4.96 GR./GAL.
Telephone Company That Serves Area GENERAL TELEPHONE COMPANY
Average Delivered Price Of Coal/Ton For Industrial Use $9.50/TON BTU Rating 11,800/LB.
Average Delivered Price Of Oil/Gal. For Industrial Use: 9.75 ¢ Grade 6 BTU Rating 150,000/GAL.

COMMUNICATIONS

Newspaper(s): Daily A.M. JOURNAL-GAZETTE; P.M. NEWS-SENTINEL ****** Weekly ALLEN COUNTY TIMES
Circulation (IG) 68,093; (NS) 77,472 Radio Stations: AM WLYV; WKJG; WOWO; WGL FM WKJG; WPTH
TV: VHF -- UHF WANE; WKJG; WPTA Outside Radio Received DETROIT, CHICAGO
Outside Newspapers CHICAGO, INDIANAPOLIS, DETROIT Outside TV --

TRANSPORTATION

Highway Route Numbers: Toll Road -- Interstate -- U.S. 30, 24 State 14
Distance To: Toll Road INDIANA - 45 Miles, Interstate Route # I-69 10 Miles, U.S. # 30 0 Miles
State Highway Load Limits 72,000 LBS. GROSS Lbs., Truck Clearances, If Any NONE Feet
Rail Lines: NORFOLK & WESTERN RAILWAY Distance To Main Line 0 Miles
Services Or Trips Daily: Freight Minimum - 64 Passenger 13 - Ft. Wayne Reciprocal Switching: Yes (X) No ( )
Truck: No. Of Lines 65 No. Of Terminals 47 Overnight Service To ALL MIDWESTERN METROPOLITAN AREAS
Airport: NONE Nearest Major Airport BAER FIELD, FT. WAYNE
Runway(s) Length 6,300', 8,000', 6,000' - Ft. Wayne Flights Per Day 24 # Of No Flight Days 1
Is Charter Service Available? Yes (X) No ( ) Radar, Lights Etc. Yes (X) No ( )
Bus: Inter-City Lines GREYHOUND Intra-City Line FT. WAYNE TRANSIT
On Navigable Water? Yes ( ) No (X) If Yes, Channel Depth

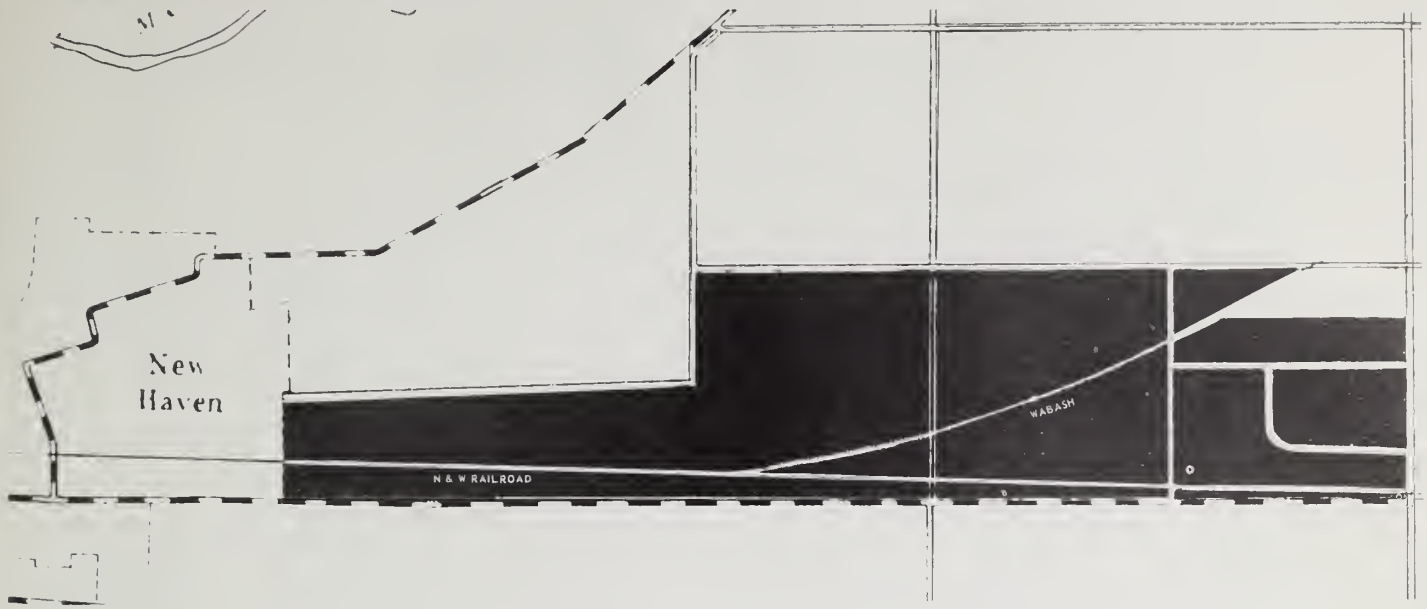
FINANCIAL INSTITUTIONS

Bank(s) NEW HAVEN BRANCHES OF LINCOLN NATIONAL AND INDIANA BANKS OF FT. WAYNE 4-1/2% on Cer. of Deposit
Assets LIN. NAT'L - $199,972,332; IND. BANK - $55,444,933 Prevailing Interest Rates 3-1/2 %
Savings And Loan Associations American Federal, First Federal, Home Loan & Savings (All in Ft. Wayne)
Assets (FF) $98,827,842; (HL) $25,608,932; (AF) $9,940,000 Prevailing Interest Rates 4 %

REMARKS: (Use This Space To Explain Items Which Are Believed To Deserve Special Consideration Or To Elaborate On Items Covered In Analysis.)

* INTANGIBLE TAX (5¢ PER EACH $20 VALUE)
** TAX RATE TREND: (65) $6.62; (64) $6.26; (63) $5.92; (62) $5.82; (61) $5.58
*** LOCATED IN FORT WAYNE
**** NEW HAVEN HAS A BRANCH OF THE ALLEN COUNTY LIBRARY. ALLEN COUNTY LIBRARY HAS 1,000,000 VOLUMES, 43,000 TECHNICAL VOLUMES.
***** WATER IS PURCHASED FROM FT. WAYNE. NEW HAVEN IS NOT LIMITED AS TO AMOUNT OF WATER PURCHASED.
****** LABOR FORCE AVAILABLE IN ALLEN COUNTY
******* ALLEN COUNTY TIMES IS PUBLISHED IN NEW HAVEN. OTHER PAPERS AND RADIO AND T.V. STATIONS ARE IN FT. WAYNE

New Haven East Industrial Area



Features

Access to two cross country arteries -- U.S. 24 & U.S. 30. Full railroad facilities from N & W Railroad -- Served by paved roads. Completely zoned for industry. Also served by Major Truck Lines.

Advantages

Within 10 minutes of Fort Wayne. Low township Tax Rates. Reasonabley Priced Ground. All Utilities Available.

Kwik-Lok Corp.

Built 1964 -- 29,000 square feet. Manufacturers of bag closures.

Superior Ball Joint Corp. - Daul Corp.

Built 1963--24,000 square feet. Manufacturer of Ball Joint & Mechanical Linkages for Industry.

Producers of Automatic Screw Machine Products.

Pribble Plastic Products

Built 1961 -- 16,000 square feet. Manufacturers of molded products.

Associated Builders Supply

Built 1966 -- 23,000 square feet. Wholesale and Retail Building Material Supply.

CITY OF NEW HAVEN, INDIANA

HERBERT P. BRUDI, MAYOR
EDWIN C. REBBER, Clerk-Treasurer

COUNCILMEN
ADRIAN TUSTISON
ROBERT M. HOEY
HAROLD TOWSLEY
ORAL KITCHEN
PAUL STEMMLER

NEW HAVEN -- A CITY BRISK WITH ACTIVITY IN FUTURE PLANNING

Many important methods needed to attract industry to a City are being incorporated in our plans for the future. Contracts have been let for expansion of nearly a mile and a half of sewer lines and one mile of water service lines. These improved facilities have been incentive for the building in early 1968 of two new 65,000 sq. ft. buildings.

May we invite your industry to our City; a City of expansion, friendliness and cleanliness and with our excellent school system and many fine churches New Haven is the ideal site for the location of your industry.

Herbert Brudi

Mayor, City of New Haven, Indiana

For Further Information On How You May Locate A Plant
In Our Community, Without Obligation Please Write

Chamber Of Commerce
% Postoffice
New Haven, Indiana 46774